





3 Scott Close

St. Athan, Barry

NEW PRICE. Vendors instructions are to meet the market with no forward chain. This mid terraced family home with NO FORWARD CHAIN is located on the outskirts of this popular development of St Athan, Vale of Glamorgan, within easy reach of local shops, schools and the Heritage Coastline. The property requires updating through offering excellent potential, and briefly comprises entrance porch, boiler room, entrance hallway, sitting room, cloakroom/WC, and kitchen/diner to the ground floor. To the first floor are three bedrooms and a family bathroom. Outside there is a garden to the front and rear. The property enjoys gas central heating and UPVC double glazed windows with French doors to the rear. The property attracts an annual/monthly service charge (circa £41/month). This charge is used for the upkeep, maintenance and management of the estate. An ideal first time buy or as an investment property. We believe the construction type of be of Wimpey No Fines.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E

- MID TERRACED HOUSE.
- UPVC. GCH.
- ALLOCATED PARKING SPACE.
- KITCHEN/DINER.
- NO FORWARD CHAIN.
- IDEAL FIRST TIME BUY.





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- IDEAL FIRST TIME BUY.
- 3 BEDROOMS. EPC D55.





GROUND FLOOR

Entrance Hallway

UPVC opaque glazed front entrance door. Radiator. Under stairs cupboard. Stairs to first floor. Doors to sitting room, kitchen/diner and cloakroom/WC.

Cloakroom/WC

Low level WC. UPVC opaque glazed window to front. Corner wash hand basin.

Kitchen/Diner

17' 11" x 9' 6" (5.46m x 2.90m)

UPVC window to front and UPVC French doors to rear. Fully fitted kitchen comprising eye level units, base units and work surfaces over. Radiators. Door to sitting room. Stainless steel sink. Space for electric cooker and white goods.

Sitting Room

15' 6" x 11' 1" (4.72m x 3.38m)

Radiator. UPVC window to rear.

FIRST FLOOR

Landing

Doors to bedrooms and bathroom. Loft access. Radiator. Airing cupboard containing the hot water tank. UPVC window to front.

Bedroom 1

11' 10" x 11' 4" (3.61m x 3.45m)

Built in wardrobe. UPVC window to rear. Radiator.

Bedroom 2

9' 9" x 11' 2" (2.97m x 3.40m)

UPVC window to rear. Radiator. Built in wardrobe.

Bedroom 3

7' 4" x 7' 11" (2.24m x 2.41m)

Radiator. UPVC window to front. Built in wardrobe.





Family Bathroom

6' 11" x 5' 10" (2.11m x 1.78m)

UPVC opaque window to front. Panelled bath with electric shower over. Low level WC. Pedestal wash hand basin. Radiator.





GARDEN

Front - An enclosed low maintenance garden. Gate.

GARDEN

Rear Garden - An enclosed level garden laid to lawn.

GARDEN

BOILER ROOM - Floor standing gas boiler.

GARAGE

Single Garage

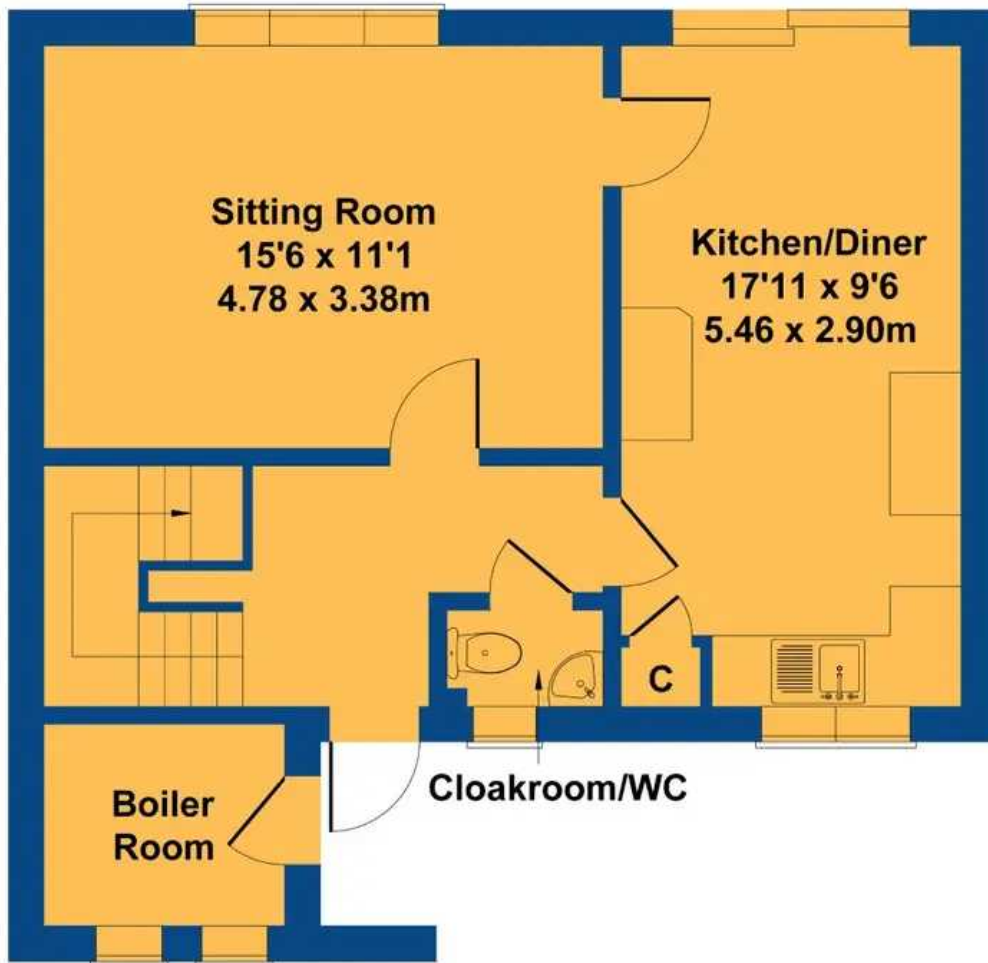
An allocated parking space is nearby.



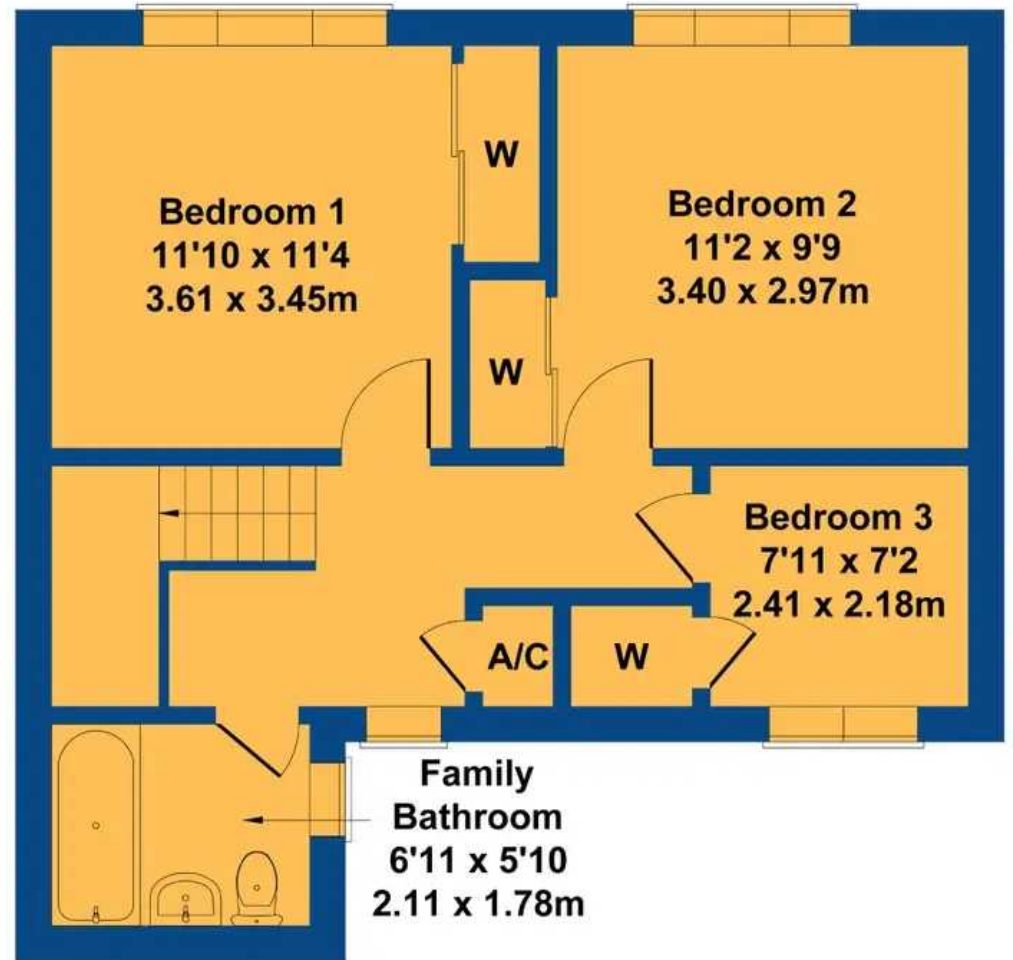


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Approximate Gross Internal Area
1012 sq ft - 94 sq m



GROUND FLOOR



FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2023
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Chris Davies Estate Agents

Chris Davies Estate Agent, Heritage House East Street - CF61 1XY

01446 792020

llantwitmajor@chris-davies.co.uk

www.chris-davies.co.uk/

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